



STATE OF OREGON

MANUFACTURED HOME BUYER'S DISCLOSURE

PERMITTED USE: Manufactured homes are designed and manufactured to be used as single family dwellings. Except as described in the Oregon Manufactured Dwelling and Park Specialty Code, most commercial uses of manufactured homes are prohibited by Oregon Law. If the manufactured home is intended to be used for other than single-family dwelling use, it is the buyer's responsibility to obtain approval from the local building and planning departments before purchasing the manufactured home.

SNOW AND ICE PROTECTION: Manufactured homes are constructed to a minimum 20 pound-per-square-foot roof live load. If the manufactured home is going to be sited in a heavier snow load area, it is the buyer's responsibility to protect the manufactured home from excessive snow loads by ordering a stronger roof from the manufacturer, building a ramada over the manufactured home, or manually removing the snow after each snow fall. Check with your local building department for the snow load at your site. Check with your manufactured home dealer for available roof load options. If building a ramada, permits and inspections are required from your local building department.

WIND AND FLOOD PROTECTION: Some areas in Oregon are designated as high wind or flood hazard areas and may require the installation of approved anchoring devices on some manufactured homes. Check with your local building department to find out whether anchoring devices are required. Anchoring device installations require a permit and inspection. This should be accomplished before the skirting is installed. Anchoring device installations may only be made by an Oregon licensed manufactured dwelling installer or the manufactured home owner. It is the buyer's responsibility to assure approved anchoring devices are installed when required by the Oregon Manufactured Dwelling and Park Specialty Code.

SEISMIC PROTECTION: Some areas in Oregon are designated as possible seismic activity areas and may require the installation of an earthquake-resistant bracing system or other approved anchoring methods on some manufactured homes. Check with your local building department to find out whether seismic anchoring is required. The installation of earthquake-resistant bracing systems and other anchoring methods require a permit and inspection. This should be accomplished before the skirting is installed. Earthquake-resistant bracing systems and other anchoring methods may only be made by an Oregon licensed manufactured dwelling installer or the manufactured home owner. It is the buyer's responsibility to assure approved anchoring devices are installed when required by the Oregon Manufactured Dwelling and Park Specialty Code.

DISCLOSURE LIMITATION: This disclosure is not intended to provide the buyer with a comprehensive statement of all disclosures related to the manufactured home being purchased. It has been prepared by the State of Oregon Building Codes Division and provided to the buyer by the seller pursuant to the provisions of Oregon Revised Statute 446.260(3). Accordingly, it is limited to permissible uses, roof snow loads, and wind, flood, and seismic anchoring of manufactured homes. It is not intended to cover disclosures related to the contract terms, defects, or limitation of the particular manufactured home, or any and all other matters between the seller and buyer. Buyers should inquire about other disclosures, and should not rely on the disclosures herein as comprehensive.

BUYER'S STATEMENT: I acknowledge that I have read and understand all aspects of the above disclosure prior to purchase.

Dealer's Name: _____ DMV Dealer License No.: _____

Dealer's Address: _____

Buyer's Name: (please print) _____

Buyer's Signature: _____ Date: _____